

Comment for planning application 18/00825/HYBRID

Application Number	18/00825/HYBRID
Location	Heyford Park Camp Road Upper Heyford Bicester OX25 5HD
Proposal	<p>A hybrid planning application consisting of:</p> <ul style="list-style-type: none">• demolition of buildings and structures as listed in Schedule 1;• outline planning permission for up to: 1,175 new dwellings (Class C3); 60 close care dwellings (Class C2/C3); 929 m2 of retail (Class A1); 670 m2 comprising a new medical centre (Class D1); 35,175 m2 of new employment buildings, (comprising up to 6,330 m2 Class B1a, 13,635 m2 B1b/c, 9,250 m2 Class B2, and 5,960 m2 B8); 2,415 m2 of new school building on 2.4 ha site for a new school (Class D1); 925 m2 of community use buildings (Class D2); and 515 m2 of indoor sports, if provided on-site (Class D2); 30m in height observation tower with zipwire with ancillary visitor facilities of up of 100 m2 (Class D1/A1/A3); 1,000 m2 energy facility/infrastructure with a stack height of up to 24m (sui generis); 2,520 m2 additional education facilities (buildings and associated external infrastructure) at Buildings 73, 74 and 583 for education use (Class D1); Creation of areas of Open Space, Sports Facilities, Public Park and other green infrastructure.• the change of use of the following buildings and areas: Buildings 3036, 3037, 3038, 3039, 3040, 3041, and 3042 for employment use (Class B1b/c, B2, B8); Buildings 217, 3052, 3053, 3054, 3055, 3102, and 3136 for employment use (Class B8); Buildings 2010 and 3009 for filming and heritage activities (Sui Generis/Class D1); Buildings 73 and 2004 (Class D1); Buildings 391, 1368, 1443, 2005, 2006, 2007, 2008 and 2009 (Class D1/D2 with ancillary A1-A5 use); Building 340 (Class D1, D2, A3); 20.3ha of hardstanding for car processing (Sui Generis); and > 76.6ha for filming activities, including 2.1 ha for filming set construction and event parking (Sui Generis);• the continuation of use of areas, buildings and structures already benefiting from previous planning permissions, as specified in Schedule 2.• associated infrastructure works, including surface water attenuation provision and upgrading Chilgrove Drive and the junction with Camp Road.
Case Officer	Andrew Lewis
Organisation Name	
Name	Rebecca Leece
Address	3 Canal Wharf,Somerton,Bicester,OX25 6ND
Type of Comment	Comment
Type	neighbour
Comments	<p>The proposed development will increase traffic through Somerton: there are traffic routes from Heyford Park, through Somerton to Banbury, the A43 and M40. In addition, the development creates a new travel destination for people from outside Heyford Park The roads through Somerton are narrow and in very poor condition. They have poor sight lines and often no verges but high embankments or walls at the road edge with no refuge for vulnerable road users from passing vehicles. One road includes a low railway bridge and small historic canal bridge which is already a traffic pinch point. Increased traffic will accelerate the degradation of the roads and make them more dangerous for vulnerable road users. Speeding vehicles regularly pass through the village and increased traffic will exacerbate this The Addendum to the Planning Statement document dated March 2020 includes a planning obligation of contributions towards rural traffic calming schemes for villages, including Somerton. I understand that for Somerton the contribution would be 25,000. While any contribution is welcome, it is not clear how this amount was arrived at, and does not seem to be sufficient to provide adequate traffic calming measures for the village. A plan for traffic calming measures and funding to implement the measures would be more appropriate obligation if the plan is approved It is disappointing that the opportunity is not being taken to extend the proposed bus services to connect the surrounding villages with the development. These services would allow the new facilities in Heyford to be used by people who do not have access to a car, and potentially reduce the number of cars travelling to and from the development</p>
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Attachments	